



SCOTTSDALE HOUSING BOARD
One Civic Center 3rd Floor Conference Room
7447 E. Indian School Road, Scottsdale AZ 85251
March 9, 2004
MINUTES

PRESENT: Barbara Williams, Chair
Robert Southworth, Vice Chair
Del Monte Edwards
Gary Morgan
Tamela Nagy
Joseph Priniski

STAFF: Molly Edwards, Staff Liaison

OTHERS PRESENT FOR ALL OR PORTIONS OF THE MEETING:

Larry Person, Senior Environmental Coordinator
Don Manthe, Environmental Quality Advisory Board

CALL TO ORDER

Chair Williams called the regular meeting of the Scottsdale Housing Board to order at 5:00 p.m.

APPROVAL OF MINUTES

Board member Nagy requested a correction to the February 17, 2004 minutes. She stated her first name was misspelled.

Board member Southworth made a motion to approve the minutes of the February 10, 2004 and February 17, 2004 meeting as amended. The motion was seconded by Board member Priniski and passed unanimously.

PRESENTATION ON THE GREEN BUILDING HOME REMODELING GUIDE

Don Manthe, Vice Chair of Environmental Quality Board, stated the Green Building Home Remodeling Guidelines are being printed and they would be available next week but he has a copy of the draft that he would pass around. He further stated the guidelines are a result of the hard work of the Green Building Committee. He reported they have ad requests from Home Depot and others to give them a copy to assist them with guiding their customers on green building.

Mr. Person reported that Ms. Edwards is heading up the residential revitalization program. Ms. Edwards stated the City is in the process of putting together a series of workbooks to assist residents through the revitalization process.

Mr. Manthe passed out a copy of the Green Building Progress Report that is a summary of what they have accomplished. He remarked they have been a hard working committee and should be commended. He further remarked they put together a resolution to the Council to encourage all new city buildings are up to the green building standards.

Mr. Manthe passed out a copy of the City of Scottsdale 2002/2003 Indicators Report. He reported the Indicators were developed in 1998 and 1999 with the assistance of the Sustainability Indicators Work Group. The group consisted of various Board and Commission members whose work defined measurable indicators that served as background trend data of future planning efforts in Scottsdale's long-term sustainability.

Mr. Manthe reported the EnviroKidsFest will be held on Friday, April 16, 2004 at WestWorld of Scottsdale. He stated the city designed EnviroKidsFest '04 to target the 4th, 5th & 6th grade levels. He further stated the kids would participate in interactive activities aimed at conserving water, preserving the environment, solar and renewable energy.

Mr. Manthe stated seven other Boards and Commissions have passed a resolution of support and if they would be interested they have proposed language.

Board member Morgan stated that he has attended some of the Green Building presentations and there are a lot of good ideas. The concern that has been raised is that they have a problem with the Building Safety Department and they don't want to see certain things such as gray water, which is one of the greatest ways to save water. He inquired if they are working with the HOA's to get them on board with these ideas. He also inquired if they could provide some type of tax incentive to use some of these ideas. Mr. Manthe stated this is a voluntary program and they would appreciate any ideas regarding how to work with the HOA's.

Mr. Person stated regarding the first comment right now, 10 percent of the custom home permits coming into the city are under the green building program. He further stated with regard to the HOA's there was an agreement reached that for example solar installations

could go on roofs of homes if there was certain shielding. Chair Williams inquired who put that together. Ms. Edwards replied Anthony Floyd noting she could find out more information.

Board member Morgan requested staff outline what the Housing Board could do to help with this. He stated he did not know whether it was within their purview. Ms. Edwards stated at the Board's retreat one of their goals was to be educated on all efforts with respect to housing related issues.

Chair Williams stated the Board has discussed expanding their purview. Ms. Edwards stated they would have to amend their by-laws/City Code to change their direction.

Chair Williams stated one thing they have found that really affects the affordability of rental units is the utility bills especially for low-income and the elderly. She inquired if there was any way to address that with the utility companies because it is a huge problem. Mr. Person stated the Green Building Committee could make a presentation and provide the Board with additional information. Chair Williams stated if they could get the utility bills down people could afford to live easier.

Mr. Person stated the old Smitty's site is being turned into a mixed senior's project and they will be using energy efficient green building designs.

Chair Williams stated the Housing Board approved almost a million dollars in funding for new projects without really understanding the long-term utility costs and maintenance of those buildings. She further stated that she felt when projects are using grant money they should utilize the best method to keep utilities down. Mr. Person reported that the city is coming up with policy guidelines for new city buildings. The struggle is regarding the up front costs and if they are more than five to ten percent more than the cost of another piece of equipment it breaks the budget.

Chair Williams inquired if the city is working with APS and SRP to wield rates for citizens. Mr. Person replied in the negative. Chair Williams stated the Human Services Department assists people with payments for electric and water if a resident does not have the funds.

REVIEW OF HOUSING BOARD AGENDA'S FOR UPCOMING MEETINGS

Ms. Edwards passed out a copy of the Board's calendar for the year. She inquired if the Board was still comfortable with where they are going or if they were interested in seeing other presenters. She noted the annual retreat was not on the calendar and inquired if the Board would like to hold the retreat in September or October. The consensus of the Board was October.

Ms. Edwards reported City Attorney Donna Bronski would be at the April meeting to discuss legal procedures. Chair Williams stated she felt they should have the discussion

regarding broadening their purview and determine where they want to be before they have a discussion with Ms. Bronski. Ms. Edwards stated in order for the Board to change their role they would have to amend their by-laws/City Code and they should have Ms. Bronski facilitate that discussion. Chair Williams stated that it has been her experience that they should lay out the particular request rather than working in broad terms with an attorney.

Board member Edwards stated he felt they needed to have answers to the gray areas answered from the attorney because at the retreat they discussed expanding their role. He stated that they needed Ms. Bronski there to answer their specific questions.

Chair Williams suggested forming a Task Force to outline how they should move forward. Board member Edwards volunteered to chair the Task Force. Ms. Edwards suggested all of the Board members' present their suggestions in writing to Board member Edwards to get the ideas flowing.

Chair Williams requested a presentation from the Neighborhood Enhancement Commission regarding the grants program. Ms. Edwards suggested placing that presentation on the May 11, 2004 agenda if someone was available.

Board member Morgan stated that he felt it would be a good idea to have mid-year presentations from the recipients. Ms. Edwards stated staff would be providing written updates on Michelle's program. Board member Morgan stated he felt it was important to hear from each of the programs rather than having a written report. A discussion ensued that while having a presentation was a good idea it was too time consuming.

Chairs Williams stated that next year they would include that in the RFP but this year they could only request an update.

Chair Williams stated that at the last meeting she did not feel comfortable having discussion with staff regarding applications from the city without others being given the same opportunity. She further stated with regard to federal funding and this process the city is no different than any other applicant. She explained that all applicants should be given the same opportunities to enhance their position.

HOUSING RESOURCES MANAGER'S REPORT OF CURRENT EVENTS

Ms. Edwards reported the Housing Action Plan needs to be more expansive and look at all aspects of housing needs. She explained that she would be going back through the report and filling in the gaps.

Chair Williams requested they have a discussion with Ms. Bronski regarding public meeting law. She explained that it is important that the Board be allowed to discuss the items presented under staff report. Ms. Edwards stated she would assume each of the items would have to be listed on the agenda.

CHAIR'S REPORT

Chair Williams presented information on upcoming events that might be of interest to the Board.

Chairs Williams requested staff provide the Board with information on the Christmas in April program.

She inquired if there were funds in the budget to send Board members to the Affordable Housing Conference in Tucson. Ms. Edwards stated she would check.

Chair Williams stated all the Board members should be receiving the NAHRO magazine.

Chair Williams stated she attended the Human Relations Commission and provided a brief report on the Board's funding recommendations.

Board member Morgan inquired about the process used by the Human Relations Commissions for making their funding recommendations. Chair Williams provided a brief overview of that process.

OPEN CALL TO THE PUBLIC

There was no public testimony.

ADJOURNMENT

A motion was made by Mr. Southworth to adjourn the meeting. Mr. Prince seconded the motion. The regular meeting of the Scottsdale Housing Board was adjourned at 6:25 p.m.

Respectfully Submitted,

"For the Record" Court Reporters